

3/3/2005

**TUCSON METRO AREA:
STREET-SIDE COMMERCIAL INVENTORY**

Period	Number of Establishments	Total Area Square Feet	Annual	Change	Leased	Area	Vacant	Area	Absorption Square Feet
			Square Feet	Rate (%)	Square Feet	Rate (%)	Square Feet	Rate (%)	
2nd Quarter,1979	3,451	9,896,263	0	0.00	9,446,973	95.46	449,290	4.54	0
4th Quarter,1979	4,689	11,729,067	1,832,804	18.52	11,083,968	94.50	645,099	5.50	1,636,995
2nd Quarter,1980	4,869	11,887,700	158,633	1.35	11,293,315	95.00	594,385	5.00	209,347
4th Quarter,1980	4,860	11,979,327	91,627	0.77	11,452,237	95.60	527,090	4.40	158,922
2nd Quarter,1981	4,869	11,887,700	(91,627)	-0.76	11,269,540	94.80	618,160	5.20	(182,697)
4th Quarter,1981	4,937	12,007,000	119,300	1.00	11,334,608	94.40	672,392	5.60	65,068
2nd Quarter,1982	5,212	12,515,569	508,569	4.24	11,664,510	93.20	851,059	6.80	329,902
4th Quarter,1982	5,159	12,378,096	(137,473)	-1.10	11,610,654	93.80	767,442	6.20	(53,856)
2nd Quarter,1983	5,224	12,826,934	448,838	3.63	12,121,453	94.50	705,481	5.50	510,799
4th Quarter,1983	5,309	13,051,090	224,156	1.75	12,333,280	94.50	717,810	5.50	211,827
2nd Quarter,1984	4,924	12,816,183	(234,907)	-1.80	11,970,315	93.40	845,868	6.60	(362,965)
4th Quarter,1984	4,575	13,002,597	186,414	1.45	12,066,410	92.80	936,187	7.20	96,095
2nd Quarter,1985	4,581	13,174,395	171,798	1.32	12,239,013	92.90	935,382	7.10	172,603
4th Quarter,1985	4,573	13,344,080	169,685	1.29	12,356,618	92.60	987,462	7.40	117,605
2nd Quarter,1986	4,679	13,594,748	250,668	1.88	12,656,710	93.10	938,038	6.90	300,092
4th Quarter,1986	5,277	13,710,532	115,784	0.85	12,681,199	92.49	1,029,333	7.51	24,489
2nd Quarter,1987	5,179	14,122,325	411,793	3.00	12,874,368	91.16	1,247,957	8.84	193,169
4th Quarter,1987	5,228	14,620,757	498,432	3.53	13,309,965	91.03	1,310,792	8.97	435,597
2nd Quarter,1988	5,310	14,778,033	157,276	1.08	13,078,102	88.50	1,699,931	11.50	(231,863)
4th Quarter,1988	5,267	14,672,058	(105,975)	-0.72	12,965,215	88.37	1,706,843	11.63	(112,887)
2nd Quarter,1989	5,005	14,054,971	(617,087)	-4.21	12,206,140	86.85	1,848,831	13.15	(759,075)
4th Quarter,1989	5,014	14,164,612	109,641	0.78	12,249,645	86.48	1,914,967	13.52	43,505
2nd Quarter,1990	5,022	14,212,817	48,205	0.34	12,177,079	85.68	2,035,738	14.32	(72,566)
4th Quarter,1990	5,024	14,212,761	(56)	0.00	12,167,494	85.61	2,045,267	14.39	(9,585)
2nd Quarter,1991	5,002	14,136,236	(76,525)	-0.54	12,060,574	85.32	2,075,662	14.68	(106,920)
4th Quarter,1991	4,998	14,074,130	(62,106)	-0.44	12,099,253	85.97	1,974,877	14.03	38,679
2nd Quarter,1992	4,987	14,108,415	34,285	0.24	12,118,968	85.90	1,989,447	14.10	19,715
4th Quarter,1992	5,003	14,104,967	(3,448)	-0.02	12,309,500	87.27	1,795,467	12.73	190,532
2nd Quarter,1993	4,977	14,138,670	33,703	0.24	12,417,580	87.83	1,721,090	12.17	108,080
4th Quarter,1993	4,935	14,118,921	(19,749)	-0.14	12,511,825	88.62	1,607,096	11.38	94,245
2nd Quarter,1994	4,904	14,112,724	(6,197)	-0.04	12,722,232	90.15	1,390,492	9.85	210,407
4th Quarter, 1994	4,910	14,259,328	146,604	1.04	12,979,609	91.03	1,279,719	8.97	257,377
2nd Quarter,1995	4,925	14,527,373	268,045	1.88	13,255,372	91.24	1,272,001	8.76	275,763
4th Quarter,1995	4,949	14,620,042	92,669	0.64	13,459,607	92.06	1,160,435	7.94	204,235
2nd Quarter, 1996	5,153	15,158,650	538,608	3.68	14,086,184	92.93	1,072,466	7.07	626,577
4th Quarter, 1996	5,175	15,406,185	247,535	1.63	14,384,843	93.37	1,021,342	6.63	298,659
2nd Quarter,1997	5,254	15,626,382	220,197	1.43	14,429,542	92.34	1,196,840	7.66	44,699
4th Quarter, 1997	5,276	15,788,660	162,278	1.04	14,591,055	92.41	1,197,605	7.59	161,513
2nd Quarter, 1998	5,264	15,815,914	27,254	0.17	14,448,129	91.35	1,367,785	8.65	(142,926)
4th Quarter, 1998	5,263	15,941,002	125,088	0.79	14,493,446	90.92	1,447,556	9.08	45,317
2nd Quarter, 1999	5,260	15,981,648	40,646	0.25	14,493,858	90.69	1,487,790	9.31	412
4th Quarter, 1999	5,254	16,167,099	185,451	1.16	14,767,147	91.34	1,399,952	8.66	273,289
2nd Quarter, 2000	5,235	16,243,130	76,031	0.47	14,818,270	91.23	1,424,860	8.77	51,123
4th Quarter, 2000	5,228	16,245,205	2,075	0.01	14,956,223	92.07	1,288,982	7.93	137,953
2nd Quarter, 2001	5,273	16,569,988	324,783	2.00	15,219,529	91.85	1,350,459	8.15	263,306
4th Quarter, 2001	5,269	16,634,221	64,233	0.39	15,188,047	91.31	1,446,174	8.69	(31,482)
2nd Quarter,2002	5,271	16,735,139	100,918	0.61	15,112,924	90.31	1,622,215	9.69	(75,123)
4th Quarter,2002	5,257	16,823,201	88,062	0.53	15,170,227	90.17	1,652,974	9.83	57,303
2nd Quarter,2003	5,264	16,931,564	108,363	0.64	15,151,357	89.49	1,780,207	10.51	(18,870)
4th Quarter,2003	5,271	16,938,210	6,646	0.04	15,267,675	90.14	1,670,535	9.86	116,318
2nd Quarter,2004	5,286	17,153,678	215,468	1.27	15,461,684	90.14	1,691,994	9.86	194,009
4th Quarter,2004	5,270	17,292,577	138,899	0.81	15,657,910	90.55	1,634,667	9.45	196,226

Notes: 1. Beginning 4th quarter,1986, the no. of establishments includes vacant and occupied units.

2. Starting in the 2nd Quarter of 1982, only shopping centers with 25,000 sq. ft. or more have been surveyed.

3. About 350,000 sq. ft. were added in 2nd Q, 1996, by the inclusion of a Downtown commercial area

4. Beginning in 1989 additional misidentified estab. were removed and added to shopping centers.